

**BOARD OF ZONING APPEALS AGENDA
FEBRUARY 24, 2004**

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, February 24, 2004, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 7 days advance notice. For additional information on ADA call (703) 324-1334 (TTY 711 Virginia Relay Center).

MATTERS PRESENTED BY BOARD MEMBERS

- 9:00 A.M. TERRY L. PLUMMER, VC 2003-HM-173 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 21.5 ft. from rear lot line. Located at 13346 DH Point Rider La. on approx. 8,848 sq. ft. of land zoned R-3 (Cluster). Hunter Mill District. Tax Map 25-1 ((7)) 24. (Moved from 1/27/04 due to inclement weather.)
- 9:00 A.M. JIMMY W. SMITH & ENID K. SMITH, SP 2003-MV-049 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in DH building location to permit addition to remain 3.1 ft. with eave 2.2 ft. and stoop 0.0 ft. from side lot line. Located at 8815 Lagrange St. on approx. 10,640 sq. ft. of land zoned R-3. Mt. Vernon District. Tax Map 108-1 ((2)) 19.
- 9:00 A.M. PHILLIP ANDREW & ELLEN R. FEERST, VC 2003-HM-186 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 16.9 ft. with eave 16.4 ft. from DH side lot line and accessory structure to remain in front yard of a lot containing 36,000 sq. ft. or less. Located at 9948 Woodrow St. on approx. 30,599 sq. ft. of land zoned R-1. Hunter Mill District. Tax Map 38-1 ((9)) 102.
- 9:00 A.M. PHILIPPE JACQUES KUPERMAN, VC 2003-HM-172 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 5.0 ft. with eave 3.7 ft. from side lot WS line. Located at 1302 Aldbury Way on approx. 10,739 sq. ft. of land zoned PDH-2. Hunter Mill District. Tax Map 12-3 ((17)) 161. (Moved from 1/27/04 due to inclement weather.)
- 9:00 A.M. PAULA L. HARRINGTON, SP 2003-BR-050 Appl. under Sect(s). 8-917 of the Zoning Ordinance to permit a modification to the limitation on the keeping of animals. Located at WS 6410 Charnwood St. on approx. 12,122 sq. ft. of land zoned R-3. Braddock District. Tax Map 79-4 ((2)) 548.
- 9:00 A.M. CARLOS CABALLERO, SP 2003-LE-051 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building WS location to permit dwelling to remain 20.8 ft., roofed deck to remain 12.9 ft. with eave 11.9 ft., and stairs to remain 11.9 ft. from front lot line and dwelling to remain 11.7 ft. with eave 10.7 ft. from side lot line. Located at 6435 Franconia Rd. on approx. 18,839 sq. ft. of land zoned R-2 and HC. Lee District. Tax Map 81-3 ((12)) 1.

- 9:00 A.M. CARLOS CABALLERO, VC 2003-LE-187 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit fence greater than 7.0 ft. in height to remain in side and rear yard, WS accessory structures 0.0 ft. from rear lot line, and minimum rear yard coverage greater than 30 percent. Located at 6435 Franconia Rd. on approx. 18,839 sq. ft. of land zoned R-2 and HC. Lee District. Tax Map 81-3 ((12)) 1.
- 9:00 A.M. FRANK R. STONE, SP 2003-MA-042 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to MS permit accessory structure to remain 3.5 ft. with eave 1.2 ft. from side lot line. Located at 3911 Oak Hill Dr. on approx. 17,061 sq. ft. of land zoned R-3 and HC. Mason District. Tax Map 60-4 (19)) 87. (Concurrent with VC 2003-MA-171). (Moved from 1/27/04 due to inclement weather.)
- 9:00 A.M. FRANK R. STONE, VC 2003-MA-171 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 9.5 ft. with eave 8.5 ft. from side lot line. Located at 3911 MS Oak Hill Dr. on approx. 17,061 sq. ft. of land zoned R-3 and HC. Mason District. Tax Map 60-4 (19)) 87. (Concurrent with SP 2003-MA-042). (Moved from 1/27/04 due to inclement weather.)
- 9:00 A.M. TRUSTEES OF ONE GOD MINISTRY, A GLOBAL CHURCH, SP 2003-SP-047 Appl. under Sect(s). 3-C03 of the Zoning Ordinance to permit a church. Located at 12609 MS Braddock Rd. on approx. 4.84 ac. of land zoned R-C and WS. Springfield District. Tax Admin. Map 66-2 ((3)) 4. Moved to 3/30/04 at appl. req.
- 9:30 A.M. CARLOS AND MALENA CABALLERO, A 2003-LE-047 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that the appellants have installed a tennis JC court which covers more than 30% of the minimum required rear yard and includes a fence and a series of pole mounted light fixtures in excess of seven feet in height all in violation of the Zoning Ordinance provisions for accessory uses and structures. Located to 3/30/04 on 12/16/03 at 6435 Franconia Rd. on approx. 18,826 sq. ft. of land zoned R-2. Lee District. Tax Map 81-3 ((12)) 1. (Admin. moved from 12/16/03 at appl. req. to 2/24/04)
- 9:30 A.M. LAKE BRADDOCK COMMUNITY ASSOCIATION, A 2003-BR-052 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that the appellant is occupying DJQ the property without site plan approval and without a valid Non-Residential Use Permit in violation of Zoning Ordinance provisions. Located at 9408 Oddysey Ct. on approx. 2,748 sq. ft. of land zoned PDH-3. Braddock District. Tax Map 78-2 ((20)) 53.

JOHN DIGIULIAN, CHAIRMAN